



2010008232 00178

FORSYTH CO, NC FEE \$22.00
STATE OF NC REAL ESTATE EXT
\$50.00

PRESENTED & RECORDED:
03-08-2010 02:48:00 PM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: PATSY RUTH DAVIS
DPT

BK: RE 2935
PG: 4012-4013

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: \$50.00

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No. 6847-59-9091.00

Mail after recording to: Box 24

This instrument was prepared by: The Law Office of Clint Calaway

THIS DEED made this 8 day of March, 2010 by and between

GRANTOR

ESTATE OF ALLEY GEORGE NELSON, SR., TULLY B. HICKS, ADMINISTRATOR, CTA
4968 Fleetwood Circle
Winston-Salem, NC 27103

GRANTEE

PONJICO, LLC
112 Whitmore Ave
Wayne, NJ 07470

Property Address: 4718 Perry Street Winston-Salem, NC 27105

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land and more particularly described as follows:

LYING AND BEING in Middlefork Township No. 1 Nos. 12, 13 and 14 (also known as Lots Nos. 12-A and 12-B; 13-A and 13-B; 14-A and 14-B), as shown on the map of The Perry Property, as recorded in Plat Book 4, Page 143, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 1021, Page 618, FORSYTH County Registry.

See Also 09E 1802

A map showing the above described property is recorded in Plat Book 4, Page 143, and referenced within this instrument.

The above described property does does not include the primary residence of the Grantor.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

(ENTITY NAME)

Tully B. Hicks (SEAL)
TULLY B. HICKS, Administrator, CTA

By: _____
Title: _____

(SEAL)

By: _____
Title: _____

(SEAL)

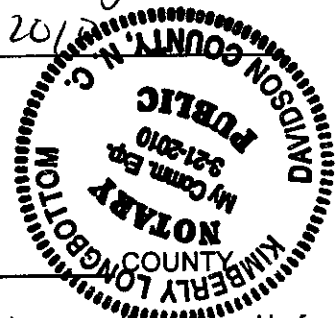
(SEAL)

STATE OF NORTH CAROLINA Forsyth COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Tully B. Hicks Witness my hand and official stamp or seal, this the 8th day of March, 2010.

My Commission Expires: 3-21-2017

Kimberly Longbottom
Notary Public
Print Notary Name: Kimberly Longbottom



STATE OF NORTH CAROLINA _____ COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: _____ Witness my hand and official stamp or seal, this the _____ day of _____, _____.

My Commission Expires: _____

Notary Public

Print Notary Name: _____